

DESCRIPTION OF A 47.512-ACRE TRACT  
SITUATED IN THE POLLY AND CHANCE LEAGUE,  
A-76, MATAGORDA COUNTY, TEXAS

Being a 47.512-acre (2,069,619 square feet) tract situated in the Polly and Chance League, A-76, Matagorda County, Texas and out of the residue of a 150.00-acre tract conveyed to Phillips Petroleum Company as recorded in Book 489, Page 243 of the Deed Records of Matagorda County, Texas and being more particularly described by metes and bounds as follows: (bearings based on the plant coordinate system of ConocoPhillips Sweeny Refinery and bearings called in deed recorded under County Clerk's File No. 90747 658 of the Official Records of Brazoria County Texas with the south line of said 404.55-acre tract called S 44°28'08" W in said deed being N 89°27'49" W holding plant coordinate system.)

COMMENCING at a found 1 1/2-inch iron pipe for the southwest corner of said 150.00-acre tract, a southeast corner of a 404.55-acre tract conveyed to Phillips 66 Company as recorded in County Clerk's File No. 90747 658 of the Official Records of Brazoria County, Texas and located in the north line of a 1857.161-acre tract conveyed to Phillips Petroleum Company as recorded in County Clerk's File No. 98006 537 of the Official Records of Brazoria County, Texas;

THENCE N 00°42'36" East with the west line of said 150.00-acre tract and with an east line of said 404.55-acre tract, a distance of 65.00 feet to a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" for the southwest corner and POINT OF BEGINNING of herein described tract;

THENCE N 00°42'36" E continuing with the west line of said 150-acre tract and the east line of said 404.55-acre tract, a distance of 1,284.02 feet to a 1-inch iron pipe found for the northwest corner of herein described tract;

THENCE S 89°21'49" E with the north line of said 150.00-acre tract and with a south line of said 404.55-acre tract, a distance of 1,891.02 feet to a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" for the northeast corner of herein described tract;

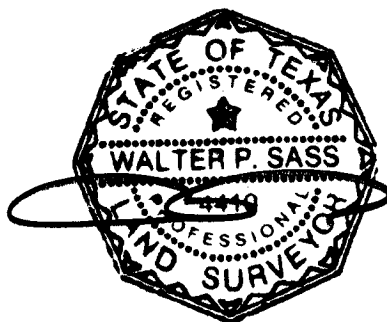
THENCE S 00°41'44" W with an east line of said tract herein described, a distance of 908.85 feet to a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" for a southeast corner of herein described tract;

THENCE N 89°25'19" W with a south line of said tract herein described, a distance of 957.68 feet to a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" for an interior corner of herein described tract;

THENCE S 00°36'17" W with an east line of said tract herein described, a distance of 374.26 feet to a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" for a southeast corner of herein described tract;

THENCE N 89°21'36" W with a south line of said tract herein described, a distance of 934.25 feet to the POINT OF BEGINNING and containing 47.512-acres (2,069,619 square feet) of land.

Compiled by:  
Weisser Engineering Company  
19500 Park Row, Suite 100  
Houston, Texas 77084  
Job No.: PO447  
Date: 06/21/04



DESCRIPTION OF A 81.116-ACRE TRACT  
SITUATED IN THE POLLY AND CHANCE LEAGUE,  
A-119, BRAZORIA COUNTY, TEXAS

Being a 81.116-acre (3,533,392 square feet) tract situated in the Polly and Chance League, A-119, Brazoria County, Texas and out of the residue of a 240.57-acre tract conveyed to Phillips 66 Company as recorded in County Clerk's File No. 90747 658 of the Official Records of Brazoria County, Texas, and all of a 32.940-acre tract conveyed to Phillips 66 Company as recorded in County Clerk's File No. 90846 34 of the Official Records of Brazoria County, Texas and being more particularly described by metes and bounds as follows: (bearings based on the plant coordinate system of ConocoPhillips Sweeny Refinery and bearings called in deed recorded under County Clerk's File No. 90747 658 of the Official Records of Brazoria County Texas with the south line of said 404.55-acre tract called S 44°28'08" W in said deed being N 89°27'49" W holding plant coordinate system.)

BEGINNING at a found 1/2-inch bolt for the southeast corner of said 32.940-acre tract and located in the north line of a 1857.161-acre tract conveyed to Phillips Petroleum Company as recorded in County Clerk's File No. 98006 537 of the Official Records of Brazoria County, Texas and being the southeast corner and POINT OF BEGINNING of herein described tract;

THENCE N 89°27'49" W along the north line of said 1857.161-acre tract, at a distance of 739.15 feet passing a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" and continuing for a total distance of 779.15 feet to the southwest corner of said 32.940-acre tract and for the southwest corner of herein described tract, located by the easterly gradient boundary of Linville Bayou;

THENCE N 15°08'58" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 242.25 feet to an angle point of herein described tract;

THENCE N 40°40'39" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 120.58 feet to an angle point of herein described tract;

THENCE N 27°20'03" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 147.93 feet to an angle point of herein described tract;

THENCE N 02°18'43" E along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 149.74 feet to an angle point of herein described tract;

THENCE N 24°16'03" E along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 236.29 feet to an angle point of herein described tract;

THENCE N 35°22'44" E along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 128.72 feet to an angle point of herein described tract;

THENCE N 29°42'56" E along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 213.14 feet to an angle point of herein described tract;

THENCE N 34°53'12" E along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 344.90 feet to an angle point of herein described tract;

THENCE N 30°44'06" E along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 126.60 feet to an angle point of herein described tract;

THENCE N 18°39'29" E along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 228.47 feet to an angle point of herein described tract;

THENCE N 05°00'08" E along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 61.41 feet to an angle point of herein described tract;

THENCE N 11°29'13" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 152.33 feet to an angle point of herein described tract;

THENCE N 27°55'27" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 131.37 feet to an angle point of herein described tract;

THENCE N 48°49'24" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 134.49 feet to an angle point of herein described tract;

THENCE N 56°47'40" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 60.18 feet to an angle point of herein described tract;

THENCE S 85°27'59" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 196.10 feet to an angle point of herein described tract;

THENCE S 81°09'32" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 267.81 feet to an angle point of herein described tract;

THENCE S 70°51'43" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 185.32 feet to an angle point of herein described tract;

THENCE S 87°53'19" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 157.31 feet to an angle point of herein described tract;

THENCE N 63°35'27" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 264.28 feet to an angle point of herein described tract;

THENCE N 34°09'57" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 747.88 feet to an angle point of herein described tract;

THENCE N 34°52'38" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 365.78 feet to an angle point of herein described tract;

THENCE N 32°36'25" W along the meanders of the easterly gradient boundary of Linville Bayou, a distance of 597.60 feet to the northwest corner of herein described tract;

THENCE N 89°20'50" E along the south line of the Frank Lee tract as filed under Court Minutes Case No. 4829 of Brazoria County, Texas and the north line of said 240.57-acre tract, at a distance of 150.00 feet passing a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" and continuing for a total distance of 1,171.01 feet to a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" for the northeast corner of herein described tract;

THENCE S 36°56'47" E with a northeast line of said tract herein described, a distance of 338.96 feet to a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" for an angle point of herein described tract;

THENCE S 51°08'46" E with a northeast line of said tract herein described, a distance of 1,501.15 feet to a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" for an angle point of herein described tract;

THENCE S 00°47'20" W with an east line of said tract herein described, a distance of 388.79 feet to a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" for an angle point of herein described tract;

THENCE S 00°09'03" E with an east line of said tract herein described, a distance of 318.62 feet to a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" for an angle point of herein described tract;

THENCE S 00°49'30" W with an east line of said tract herein described, a distance of 305.89 feet to a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" for an angle point of herein described tract;

THENCE S 01°47'02" E, a distance of 525.66 feet to a set 5/8-inch iron rod with cap stamped "WEISSER ENG. HOUSTON, TX" for an angle point of herein described tract;

THENCE S 02°32'04" E with an east line of said tract herein described, a distance of 854.86 feet to the POINT OF BEGINNING and containing 81.116-acres (3,533,392 square feet) of land.

Compiled by:  
Weisser Engineering Company  
19500 Park Row, Suite 100  
Houston, Texas 77084  
Job No.: PO447  
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